

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Tarrant County Consortium State: TX

PJ's Total HOME Allocation Received: \$19,504,734 PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	38		
Program Progress:							
% of Funds Committed	80.24 %	88.74 %	33	90.66 %	4		7
% of Funds Disbursed	77.52 %	79.23 %	25	81.06 %	22		27
Leveraging Ratio for Rental Activities	1.33	4.05	15	4.62	17		21
% of Completed Rental Disbursements to All Rental Commitments***	40.49 %	81.32 %	34	81.27 %	5		4
% of Completed CHDO Disbursements to All CHDO Reservations***	22.84 %	57.72 %	33	68.23 %	3		5
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	97.56 %	70.09 %	9	79.86 %	91		88
% of 0-30% AMI Renters to All Renters***	56.10 %	36.23 %	12	44.82 %	76		71
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	95.55 %	1	94.65 %	100		100
Overall Ranking:			In State:	29 / 38	Nationally:	7	11
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$19,057	\$14,049		\$25,419	41 Units		4.10 %
Homebuyer Unit	\$5,617	\$9,433		\$14,530	621 Units		61.50 %
Homeowner-Rehab Unit	\$16,914	\$30,082		\$20,251	329 Units		32.60 %
TBRA Unit	\$7,319	\$3,562		\$3,156	19 Units		1.90 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tarrant County Consortium TX

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$36,902	\$64,108	\$16,914
State:*	\$51,405	\$58,896	\$32,730
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.3 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.82

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	61.0	44.1	88.4	89.5
Black/African American:	26.8	15.5	4.9	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.3	0.3	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	2.4	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.8	0.0	0.0

ETHNICITY:

Hispanic	9.8	39.3	6.4	10.5
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HOUSEHOLD SIZE:

1 Person:	4.9	17.4	37.1	0.0
2 Persons:	24.4	18.5	31.9	5.3
3 Persons:	43.9	24.5	12.5	31.6
4 Persons:	17.1	21.7	10.3	36.8
5 Persons:	9.8	11.0	5.2	15.8
6 Persons:	0.0	4.5	2.1	0.0
7 Persons:	0.0	1.8	0.6	5.3
8 or more Persons:	0.0	0.6	0.3	5.3

HOUSEHOLD TYPE:

Single/Non-Elderly:	4.9	23.0	9.4	10.5
Elderly:	0.0	1.0	53.5	0.0
Related/Single Parent:	70.7	28.7	14.9	42.1
Related/Two Parent:	17.1	42.0	18.8	47.4
Other:	7.3	5.3	3.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	12.2	0.2 [#]
HOME TBRA:	0.0	
Other:	9.8	
No Assistance:	78.0	

of Section 504 Compliant Units / Completed Units Since 2001 7

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tarrant County Consortium

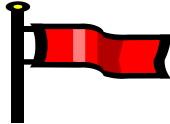
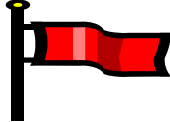
State: TX

Group Rank: 7
(Percentile)

State Rank: 29 / 38 PJs

Overall Rank: 11
(Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	40.49	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	22.84	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	97.56	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	3.47	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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